

Building Consistency Meeting

Residential

Date: 9/3/2008 Recorder and minutes prepared by: Danny Wooten/Jeff Griffin

<u>Staff present</u>: Jeff Griffin, Danny Wooten, David Williams, Tony Kiser, Tim Taylor, Steve Kellen, Yates Smith, Ron Dishman, Harold Sinclair, Paul Cupp, Walt Nash, Rob Ellis, Patrick Biddy, Eric Brown, Scott Linhardt, George Rogers,

<u>Public present</u>: Hans Kasak/Greg Sloan (**Ryland Homes**); Daniel McBride (**Cunnane Group**); Jason Whitener (**Dienst Custom Homes**); Wayne Carter (**Evergreen Homebuilders**); Bob Mckee (**Ryan Homes**); Rob Merrell (**Griffin Masonry**); Terry Cleary (**Meeting Street Homes**); Warren Lambert (**DR Horton**); David Piddock/Chad Hughes/Michael Najulra (**Barefoot & Co**); Timothy Lawrence (**Intelligent Design Eng**); Darren Price/Charles Sofirowski (**M/I homes**); Darek Burns (**Beazer Homes**); Scott Cummings (**Dow chemical**); Brad Crysler (**John Wieland Homes**); Jack Glunt (**Standard Pacific Homes**); Beverly Newell (**16 Penny Const**); A. Wynn Yates (**Yates/Smith engineering, PA**); David Schwieman (**DR Schwieman, Inc**); Matthew Klapheke/Ryan Zondervan (**McCar Homes**)

Topics/Subject		Decisi	ons/Cor	ıclusio	ns/Actio	ns			
Old									
Business									
None									
New									
Business									
Window	Ouestion	asked	about the	e windo	ws used	l in addi	itions fo	or older	homes in
openings is	Question asked about the windows used in additions for older homes in which contain window openings that are non-conforming to the building								
new addition	thermal e							_	_
walls	window a								_
wans							_		•
	addition t								
	which wil	ll includ	de the fe	nestrati	ons requ	ıiremen	ts as foi	und in T	`able
	N1102.1	below a	lso the S	SHGC f	ound in	N1102	.2 of .40).	
		1							
	TABLE N1102.1 SIMPLIFIED PRESCRIPTIVE BUILDING ENVELOPE THERMAL COMPONENT CRITERIA								
		SIMI	PLIFIED PRESCR	RIPTIVE BUILD	ING ENVELOPE	THERMAL CO	MPONENT CRI	TERIA	
	BUIL BING		PLIFIED PRESCR MINIMUM REQU	RIPTIVE BUILD	ING ENVELOPE L PERFORMAN	THERMAL CO NCE (U-FACTOR	AND A-VALUE	E)	
	BUILDING	SIMI	MINIMUM REQU MAXIMUM GLAZING	RIPTIVE BUILD VIRED THERMA	ING ENVELOPE L PERFORMAN	THERMAL CO	AND R-VALUE	°F) / Btu] Slab perimeter	
	BUILDING Climate Zone		MINIMUM REQU MAXIMUM	RIPTIVE BUILD VIRED THERMA Ceilings	ING ENVELOPE L PERFORMAN	THERMAL CO NCE (U-FACTOR	AND A-VALUE	e) °F) / Btu]	Crawl space walls
	Climate Zone	LOCATION HD0 0-499	MINIMUM REQU MAXIMUM GLAZING U-FACTOR [Btw/(hr-ft ² .*F)] Any	Ceilings R-13	NG ENVELOPE L PERFORMAN MINIMUI Walls R-11	THERMAL CONCE (U-FACTOR MINSULATION R Floors R-11	AND A-VALUE VALUE [(hr · ft² · Basement walls R-0	Slab perimeter P-value and depth R-0	walls R-0
	Climate Zone 1 2	HDL 0-499 500-999	MINIMUM REQU MAXIMUM GLAZING U-FACTOR [Btu/(hr-ft².ºF)] Any 0.90	Ceilings R-13 R-19	MG ENVELOPE L PERFORMAN MINIMUI Walls R-11 R-11	THERMAL CO NCE (U-FACTOR MINSULATION R Floors R-11 R-11	NAND A-VALUE VALUE [(hr · ft² · Basement walls R-0 R-0	Slab perimeter Property and depth R-0 R-0	R-0 R-4
	Climate Zone 1 2 3	HDD 0-499 500-999 1,000-1,499	MINIMUM REQU MAXINUM GLAZING U-FACTOR [Btu/(hr-ft²-o-f)] Any 0.90 0.75	Ceilings R-13 R-19 R-19	Walls R-11 R-11	THERMAL CO NCE (U-FACTOR MINSULATION R Floors R-11 R-11	RAND A-VALUE VALUE [(hr · ft² · Basement walls R-0 R-0 R-0	Slab perimeter A-value and depth R-0 R-0 R-0	R-0 R-4 R-5
	Climate Zone 1 2 3 4	HDD 0-499 500-999 1,000-1,499 1,500-1,999	MINIMUM REQU MAXIMUM GLAZING U-FACTOR [Btu/(hr-ft²-oF)] Any 0.90 0.75 0.75	Ceilings R-13 R-19 R-19 R-26	Walls R-11 R-11 R-13	Floors R-11 R-11 R-11 R-11	Basement walls R-0 R-0 R-5	Slab perimeter R-value and depth R-0 R-0 R-0 R-0 R-0	R-0 R-4 R-5 R-5
	Climate Zone 1 2 3 4 5	LOCALION HDL 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499	MINIMUM REQU MAXIMUM GLAZING U-FACTOR [Btu/(hr·ft²-rF)] Any 0.90 0.75 0.75	Ceilings R-13 R-19 R-19 R-26 R-30	MG ENVELOPE L PERFORMAN MINIMU Walls R-11 R-11 R-11 R-13 R-13	THERMAL CO NCE (U-FACTOF MINSULATION R- Floors R-11 R-11 R-11 R-11 R-11	R AND R-VALUE VALUE [(hr · ft² · Basement walls R-0 R-0 R-5 R-5	Slab perimeter #P-value and depth R-0 R-0 R-0 R-0 R-0	R-0 R-4 R-5 R-5 R-6
	Climate Zone 1 2 3 4 5	HDI 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999	MINIMUM REQUESTION MAXIMUM GLAZING U-FACTOR [Btw/[hr ft ² o·F]] Any 0.90 0.75 0.75 0.65 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30	Walls R-11 R-11 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-11 R-11	R AND R-VALUE [(hr · ft²	Slab perimeter R-value and depth R-0 R-0	R-0 R-4 R-5 R-5 R-6 R-7
	Climate Zone 1 2 3 4 5 6 7	HDI 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499	MINIMUM REQU MAXIMUM GLAZING U+FACTR [Bluth+ft*+F)] Any 0.90 0.75 0.75 0.65 0.40 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30	Walls R-11 R-11 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19	R AND R-VALUE [(hr · ft²	F) Ftu Slab perimeter R-value and depth R-0 R-0	R-0 R-4 R-5 R-5 R-6 R-7 R-8
	Climate Zone 1 2 3 4 5	HDb 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 3,500-3,999	MAXIMUM REQU MAXIMUM (LAZING UFACTOR [Bhu/th-IT*-F]] Any 0.90 0.75 0.75 0.65 0.40 0.40 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19 R-19	R AND R-VALUE [(hr · ft²	F)	R-0 R-4 R-5 R-5 R-6 R-7 R-8 R-10
	Climate Zone 1 2 3 4 5 6 7 8	HDI 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499	MINIMUM REQU MAXIMUM GLAZING U+FACTR [Bluth+ft*+F)] Any 0.90 0.75 0.75 0.65 0.40 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30	Walls R-11 R-11 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19	R AND #-VALUE ((hr - ft² - Basement walls R-0 R-0 R-5 R-5 R-6 R-7 R-8	F)	R-0 R-4 R-5 R-5 R-6 R-7 R-8
	Climate Zone 1 2 3 4 5 6 7 8 9	HDb 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 3,500-3,999 4,000-4,499	MAXIMUM REQUIRED IN A PROPERTY OF THE PROPERTY	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30 R-30 R-30 R-30	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19 R-19	R AND #-VALUE ((hr - ft² - Basement walls R-0 R-0 R-0 R-5 R-5 R-6 R-7 R-8 R-8	F)	walls R-0 R-4 R-5 R-5 R-6 R-7 R-8 R-10 R-11
	Climate Zone 1 2 3 4 5 6 7 8 9 10	HDb 0-495 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 3,500-3,999 4,000-4,499 4,500-4,999	MINIMUM REQUIRED MAXIMUM GLAZING UF-ACTOR [Blut/th-It ² -F]] Any 0.75 0.75 0.65 0.40 0.40 0.40 0.45	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30 R-30 R-30 R-30 R-38	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19 R-19	R AND #-VALUE ((hr - ft² - Basement walls	F) / Btu] Slab perimeter Avalue and depth R-0	walls R-0 R-4 R-5 R-5 R-6 R-7 R-8 R-10 R-11 R-17
	Climate Zone 1 2 3 4 5 6 7 8 9 10	HDb 0-495 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 3,500-3,999 4,000-4,499 4,500-4,999 5,000-5,499	MINIMUM REQUIRED MAXIMUM GLAZING UF-ACTOR [Blu/(hr-ft²-F)] Any 0.75 0.75 0.65 0.40 0.40 0.40 0.45 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30 R-30 R-30 R-38 R-38	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19 R-19	R AND #-VALUE ((hr - ft² - Basement walls	F) / Btu] Slab perimeter Avalue and depth R-0	R-0 R-4 R-5 R-5 R-6 R-7 R-8 R-10 R-11 R-17
	Climate Zone 1 2 3 4 5 6 7 8 9 10 11	HDD 0-495 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 4,000-4,499 4,500-4,999 5,000-5,499 5,500-5,999	MINIMUM REQU MAXIMUM GLAZING U-FACTOR [Blu/(hr-ft*-F)] Any 0.90 0.75 0.65 0.40 0.40 0.40 0.40 0.45 0.40 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30 R-30 R-30 R-38 R-38 R-38	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19 R-19	R AND #-VALUE ((hr - ft²	F) / Btu] Slab perimeter Avalue and depth R-0	R-0 R-4 R-5 R-5 R-6 R-7 R-8 R-10 R-11 R-17 R-17
	Climate Zone 1 2 3 4 5 6 7 8 9 10 11 12 13	HDb 0-495 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 4,000-4,499 4,500-4,999 5,500-5,999 6,000-6,499	MINIMUM REQUIRED MAXIMUM GLAZING UFACTOR [Blu/(hr ft**F)] Any 0.90 0.75 0.65 0.40 0.40 0.40 0.45 0.40 0.45 0.40 0.45 0.40 0.45 0.40 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30 R-30 R-30 R-38 R-38 R-38 R-38	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOF MINSULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19 R-19 R-19	R AND #-VALUE ((hr - ft²	F) / Btu] Slab perimeter Avalue and depth R-0	R-0 R-4 R-5 R-5 R-6 R-7 R-8 R-10 R-11 R-17 R-19 R-20
	Climate Zone 1 2 3 4 5 6 7 8 9 10 11 12 13	HDD 0-495 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 4,000-4,499 4,500-4,999 5,500-5,999 6,500-6,999	MINIMUM REQUIRED MAXIMUM GLAZING U-FACTOR [Blu/(hr-ft*-F)] Any 0.90 0.75 0.65 0.40 0.40 0.40 0.45 0.40 0.40	Ceilings R-13 R-19 R-19 R-26 R-30 R-30 R-30 R-30 R-38 R-38 R-38 R-38 R-38 R-38 R-38 R-38	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13	THERMAL CO ICE (UFACTOR INISULATION R Floors R-11 R-11 R-11 R-11 R-11 R-19	R AND #-VALUE ((hr - ft²	F) / Btu] Slab perimeter Avalue and depth R-0	R-0 R-4 R-5 R-5 R-7 R-8 R-10 R-11 R-17 R-19 R-20 R-20
	Climate Zone 1 2 3 4 5 6 7 8 9 10 11 12 13 14	HDL 0-499 500-999 1,000-1,499 1,500-1,999 2,000-2,499 2,500-2,999 3,000-3,499 4,000-4,499 4,500-4,999 5,500-5,499 5,500-5,999 6,500-6,999 7,000-8,499	MINIMUM REQUIRED MAXIMUM GLAZING UFACTOR [Blu/(hr-ft ⁻)-F]] Any 0.90 0.75 0.65 0.40 0.40 0.40 0.40 0.45 0.40 0.45 0.40 0.45 0.40 0.45 0.40 0.45 0.40 0.45 0.45	Ceilings R-13 R-19 R-19 R-19 R-30 R-30 R-30 R-30 R-38 R-38 R-38 R-38 R-38 R-38 R-38 R-38	Walls R-11 R-11 R-11 R-13 R-13 R-13 R-13 R-13	THERMAL CO NCE (UFACTOR WINSULATION R Floors R-11 R-11 R-11 R-11 R-19 R-19	R AND #-VALUE ((hr - ft²	F) / Btu] Slab perimeter Avalue and depth R-0 R-0 R-0 R-0 R-0 R-0 R-0 R-0 R-0 R-1 R-0 R-0 R-1 R-0 R-2 R-1 R-5, 2 ft. R-6, 2 ft. R-6, 2 ft. R-9, 4 ft. R-9, 4 ft. R-11, 4 ft. R-13, 4 ft.	R-0 R-4 R-5 R-5 R-7 R-8 R-10 R-11 R-17 R-19 R-20 R-20 R-20

Anchor bolts in brick masonry 2009 Code	Question arose about the installation of an anchor bolt in an outer Wythe (brick) in a pier and curtain wall foundation. The code does not prohibit the installation of an anchor bolt in a bonded outer Wythe location. An anchor cannot be installed in the curtain wall section (between piers) but when the brick is properly bonded to a pier it can be in either the pier (CMU) or the outer brick.
change handout	 17 page handout was distributed to the group and the bulk of the meeting dealt with covering some of the changes that will occur in 2009 which will have a mandatory enforcement date on permits issued after July 1st, 2009. The entire 17 document is too large to attach to minutes but will be posted on our website shortly. The following items were discussed, brief overview listed below: R311.4.4 covers type of lock or latch for all interior and exterior egress doors will now prohibits the use of a double cylinder keyed lock (all doors from habitable spaces interior and exterior). R401.3 site drainage. There are new requirements for site drainage that now define slope away from structures including concrete areas like patios. Patios/driveways will have to have a 2% slope away from the structure. If you are unable to have a 6'in 10' fall away from a structure then the slope of the grade to a swale must be at 5% and then the swale itself must be at a minimum 2% slope to an approved point of discharge. R602.6 added very specific limits on notching and boring of studs. Prohibits holes or notches in the top or bottom 6" and limits the vertical height of a notch, requires notches to be on one edge only of a stud, and provides for clear distances from adjacent holes or notches. R703.4 All exterior wall cladding material will now require an approved secondary barrier behind them, change will require wraps behind all vinyl/aluminum siding. R703.8 the language talking about self flashing windows has been removed from the Code. No window is self flashing units. R101.8 All of chapter 11 has been re-written. Zones have changed but requirements in most of the State remain the same in the new zones. There is a new requirement for a builder certificate to be posted related to insulation used in floors, walls, ceiling, U factor on windows, etc We are working on a sample certificate to be posted related to insulation used in floors, walls, ceiling, U factor on windo